



WEYMOUTH PLANNING BOARD
McCulloch Building – Mary McElroy Room
182 Green Street, Weymouth, MA
Tuesday, August 13, 2019
MINUTES

PRESENT:

Sandra Williams, Chairman
Paul Rotondo
George Berg
Greg Agnew

ALSO PRESENT:

Robert Luongo, Director Planning & Development
Kenneth DiFazio, Councilor District 3

Chairman Williams called the meeting to order at 7:00PM.

INTRODUCTIONS

Chairman Williams introduced the newest member of the Planning Board, Greg Agnew.

OPEN SPACE PLAN – progress update

Mr. Luongo stated the last meeting regarding the Open Space and Recreation Plan was held at Weymouth High School. The Open Space and Recreation Plan is currently on schedule to come back with a draft of the new plan. The plan to submit a draft Open Space and Recreation Plan to the state in November and the state will in return the draft with comments and then the town will return a final copy. We don't just want to regurgitate the same plan. If you don't have this plan in place you cannot apply for state funds.

DISCUSSION OF POTENTIAL MILL DISTRICT OVERLAY DISTRICT

Mr. Luongo and Councilor DiFazio both explained this process has been going on for a while. The Francer people own the building and are looking to move to a smaller building in an industrial district. This area is not an industrial area. It is near the Osprey Overlook Park; close to Great Esker and the pedestrian walkway to the MBTA.

The area needs to be re-zoned to mill district overlay.

- 71,874 wetlands
- 31,566 auto body
- 15,200 oil company
- Francer

Looking to re-zone these 4 properties/area.

Mr. Luongo stated he held a neighborhood meeting a few months back; with mixed reactions. The site sits kind of low.

Additionally, the mayor wants to tear down the incinerator. That site will be possibly given to a developer or open space (has not been decided yet).

Need to go to the residents and discuss changing the zoning. Could change the use of the building and make it residential.

The existing mass of the building cannot be any larger than the existing building. They would have to get a special permit from Planning Board and residents would be able to come to those meetings and oppose the permit. If you want to incentivize someone to restore a building you have to give them a tax break or something.

Chairman Williams asked with the overlay are we keeping it industrial zoned.

Mr. Luongo stated yes. He thinks we have to. We think it is grandfathered in. It is important that this board is involved in this community meeting and decision.

PLANNING BOARD NEEDS A REPRESENTATIVE FOR CPC

Mr. Rotondo made a MOTION to Nominate Mr. Agnew as Representative of Planning Board for CPC. Mr. Berg SECONDED the Nomination. It was UNANIMOUSLY VOTED.

Mr. Agnew accepted the nomination as Planning Board Representative for CPC.

Chairman Williams stated that the charter is written as such the department heads must come before CPC and discuss their CIP items and give their priorities. This task has been taken from Planning Board for a number of years and Planning Board is putting its foot down and demanding this come back to Planning Board.

Mr. Luongo stated he agrees. He will plan those meeting for Planning Board.

NEXT MEETINGS

The next meetings of the Planning Board will be held on September 4, 2019 and September 25, 2019. Mr. Luongo stated he will have Mr. Schneider check the dates and send out a notice.

ADJOURNMENT

Mr. Agnew made a MOTION to ADJOURN at 7:50PM. Mr. Rotondo SECONDED the MOTION. It was UNANIMOUSLY VOTED.

Respectfully submitted,

Christine Malloy
Recording Secretary

Approve



Sandra Williams, Chairman

Dated: 7-20-2021
